

GOVERNMENT OF TELANGANA

A B S T R A C T

Energy Department – Office Procedure - LOANS AND ADVANCES - House Building Advance (Ready Built House) to Sri P. Dharma, Assistant Section Officer, Energy Department - Sanctioned- Orders - Issued.

ENERGY (OP) DEPARTMENT

G.O.Ms.No. 35

Dated.08.12.2016.

Read the following:-

1. G.O.Rt.No.2091, Fin(HRM.IV) Deptt, Dt. 21-7-16.
2. Memo.No.1172/OP/2016-2, Energy(OP)Deptt,Dt.07-09-2016
3. G.O.Rt.No.2364, Finance (HRM.IV) Dept., dt:17.10.2016
4. Memo.No.1172/OP/2016-3,Energy(OP) Deptt, Dt.04-11-16
5. G.O.Ms.No.37, Finance (HRM.IV) Dept., Dt.10.04.2015.
6. From Sri P. Dharma, A.S.O., application Dt.6-10-2016.

O R D E R:

Under Article 233-A of A.P. Financial Code Volume-I and the rules for the grant of loans to Government Servants for House Building purposes, Government hereby sanction an amount of Rs.12,25,000/- (Rupees Twelve lakhs twenty five thousand only) to Sri P. Dharma, Assistant Section Officer, Energy Department for the purpose of purchasing a Ready Built House i.e Semi Furnished Flat No.402 in the Fourth Floor, of "Madhava Krishna Heights at Gokulam Enclave" with a built up area of 1110 SFT and with one car parking 80 sq. feet in an undivided share of land 42.86 Square yards (out of the total land 863 sq. yards), constructed in open Land in part of Sruvey No.1088 situated at Vivek Nagar,, Kukatpally(v), BalangarMandal, Hyderabad subject to the following conditions:

(i) An amount of Rs.12,25,000/- (Rupees Twelve lakhs and twenty five only) shall be payable in the form of Non-Negotiable Demand Draft/Crossed Cheque in favour of the vendors (Viz.) Sri M.Bhaskar Rao, S/o. M.Kishan Rao, & Smt M.Sridevi W/o Sri M.Bhaskar Rao, Resident of Plot No.151, Venkat Rao Nagar Colony, Kukatpally, Hyderabad from whom the lonee proposes to purchase the house. The Cheque/Draft will be handed over to the Vendors before the Sub-Registrar at the time of Registration of the Sale Deed.

(ii) He shall furnish a surety bond in the prescribed form (Form IX) from a permanent Government Servant drawing not less than his pay, as required under Rule 5(b) (iii) of House Building Advance.

(iii) The purchase of the house must be completed and the house mortgaged to Government duly registered within three months from the date of drawal of the advance, failing which the advance together with interest thereon shall be refunded forthwith.

(iv) The house shall be maintained in good condition and repairs, if any, made at his own cost and that necessary insurance premium, Municipal Rates and Taxes are paid regularly until the advance is repaid in full.

(v) He shall keep the house free from all encumbrances.

(vi) He shall insure the house immediately on its own cost for a sum not less than the amount of the advance with interest due thereon and shall keep the house insured against damage by fire, flood or lightning till the advance with interest due thereon is fully repaid to the Government and also deposit the policy with the Government.

(vii) The recovery of principal shall commence after three months following the drawal of the advance i.e. recovery will commence from the fourth month following the drawal of advance. The advance sanctioned shall be recovered in 240 monthly installments i.e 1st installment @ of Rs.5,144/- and the remaining 239 installments @ Rs.5,104/- pm. It will be open to the grantee to repay the amount in shorter periods, if he so desires.

(viii) This simple interest will be charged at the rate of 5.5% per annum and recovered in 60 monthly installments immediately after completion of the recovery of the principal amount.

(ix) Any amount drawn in excess of the expenditure incurred should be refunded forthwith with interest if any, due thereon.

p.t.o

(x) The balance of the advance with interest, if any, remaining unpaid should be recovered from the whole or any specified part of the Death-cum-Retirement Gratuity that may be sanctioned to her.

3. In case, the grantee does not repay the balance of the advance due to Government on or before the date of retirement, it shall be open to Government to enforce the security of the mortgage, at any time, thereafter and recover the balance of the advance due together with interest and the cost of recovery by sale of the house or in such other manner as may be permissible under the Law. The recovery of the advance shall be affected through the monthly Pay/Leave salary bills of the grantee. If the Grantee ceases to be in service, for any reason, earlier than the repayment of the entire advance, the outstanding amount of advance shall become payable to the Government forthwith. Failure on the part of the grantee or her successor to repay the advance with interest for any reason, whatsoever, will entitle the Government to enforce the mortgage or to take such other action as may be permissible under the Law. The property mortgaged to the Government shall be reconveyed to the grantee, her successors with interest as the case may be, after the advance together with interest thereon has been repaid to the Government in full.

4. The agreement bond obtained from the individual is forwarded herewith to the Pay and Accounts Officer, Hyderabad for scrutiny and return.

5. It is certified that the advance for the purchase of Ready Built House is sanctioned for the first time and that the individual has not taken any such advance previously.

6. The Expenditure shall be debited to "7610 - Loans to Government Servants – Minor Head -201 - House Building Advance - S.H.- (05) - Loans to Other Officers and shall be met from the funds allotted to Energy Department vide reference 3rd read above.

7. The Assistant Secretary, Drawing & Disbursing Officer, Energy Department is requested to prefer the claim of an amount of Rs. 12,25,000/-(Rupees twelve lakhs twenty five thousand only) in favour of vendor BS construction and developers and credite in to the Bank Account No.201000495087, IndusInd Bank, Kukatpally Branch, Hyderabad IFSC code No.INDB0000569.

8. This order does not require the concurrence of the Finance (HMR.IV) Department under rules on the subject.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

**AJAY MISHRA
SPECIAL CHIEF SECRETARY TO GOVERNMENT**

To
Sri P.Dharma, Assistant Section Officer, Energy Department.
The Energy (OP) Department.

Copy to:

The Pay and Accounts Officer, Telangana, Hyderabad.
The Deputy Pay and Accounts Officer, Secretariat Branch, Hyderabad.
The Accountant General (A&E), A.P. & Telangana, Hyderabad.
Sf/scs.

//FORWARDED BY ORDER//

SECTION OFFICER